



CITY OF CAMBRIDGE

Community Development Department

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January 14, 2022

Dear Owner:

The Cambridge Building Energy Use Disclosure Ordinance (BEUDO) requires owners of larger non-residential and residential buildings to annually report their energy and water use to the City. The purpose of the ordinance is to provide building energy performance information to the marketplace to inform real estate transactions and foster improvements to buildings to reduce the energy use and greenhouse gas emissions that contribute to climate change. The data will also assist the City and others in developing effective policies and programs on building energy performance and climate protection. In Cambridge, about 80 percent of the community's greenhouse gas emissions come from building energy use.

Based on City property records, you own one or more buildings listed below or in an attached list that are subject to the reporting requirement. **In accordance with the ordinance, you are required to report calendar year 2021 energy and water use for the buildings you own that are subject to the ordinance to the City's Community Development Department by May 1, 2022 including:**

Building ID: _____ **Map-Lot:** _____

Possible Associated Addresses: _____

When you have a full calendar year of energy and water usage data for 2021, you should proceed to enter it into your Energy Star Portfolio Manager account. The ordinance requires the use of Portfolio Manager.

There will be some changes in the reporting process starting in 2022, as the City is launching a new communications and data management platform in January to facilitate reporting. **Included in this mailing is a flier providing detailed instructions to connect your Energy Star Portfolio Manager account with the City, and to allow for read-only access to your energy and water data.** Through the new platform, both reporters and City staff will be better able to track communications and shared data.

If you believe our records may be incorrect and your property is not subject to the ordinance, please contact us at BEUDO@cambridgema.gov. The City will follow up with you to determine whether information on your building(s) needs to be modified. The ordinance applies to non-residential properties with 25,000 square feet or more of building floor area on a single parcel; residential properties with 50 or more units on a single parcel; and to municipal buildings with 10,000 square feet or more of floor area.

Please note that if you own a property that meets these thresholds but is not listed above, the owner of the buildings must still comply with the ordinance.

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Voice: 617 349-4600
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www.cambridgema.gov

To assist owners, Eversource will provide annual electricity and natural gas usage data aggregated for your building(s) through their online energy data portal; <https://www.eversource.com/ccberdoapps/energydisclosurereporting/energydisclosurelogin.aspx>. This means that you will not need to request data directly from tenants, except in limited

circumstances. For buildings that have more than 3 tenants and not one uses more than 50 percent of the energy, Eversource will aggregate all the accounts in the building and provide the whole building data to the owner. For buildings that have 3 or fewer tenants and/or one uses more than 50 percent of the energy, Eversource has established procedures to obtain consent from tenants before they will aggregate the data.

Per the ordinance, the data will be posted online later in 2022, unless this is your building's first year of reporting (the first year is exempted from disclosure). The City will publish the data on the Open Data Portal (www.data.cambridgema.gov) and other public platforms.

Non-Compliance

Under the ordinance, the Community Development Department is authorized to issue a fine of up to \$300 per day if an entity or person fails to comply with the ordinance following an initial written warning. The vast majority of property owners have complied with the ordinance in previous years. The City intends to pursue fines as a last resort. The City will work with property owners through the help desk service to assist property owners in meeting the requirements of the ordinance.

New Cambridge Building Energy Retrofit Program

The City has partnered with Eversource to create the Cambridge Building Energy Retrofit Program to assist BEUDO building owners and operators in reducing their buildings' energy use. Additional information can be found in the flyer enclosed with this letter or at www.Cambridgema.gov/EnergyRetrofitProgram.

We look forward to working with you to reduce Cambridge's energy use, energy costs, and carbon footprint. If you have any questions, please contact us at BEUDO@cambridgema.gov or visit <http://www.cambridgema.gov/beudo>.

Sincerely,



Iram Farooq

Assistant City Manager for Community Development